

estate of inheritance therein free and clear of all incumbrances and that they will warrant and defend the same in the quiet and peaceable possession of the said party of the second part, his heirs and assigns forever against all persons lawfully claiming the same.

Provided Always and these Presents are upon this express condition that whereas the said parties of the first part are justly indebted unto the said W. C. Beardsley in the principal sum of Six Hundred Dollars lawful money of the United States of America being for a loan thereof on the day and date hereof made by the said W. C. Beardsley to the said Eunice A. Rose and Alexander Rose and secured to be paid by the certain promissory note of the said Eunice A. Rose and Alexander Rose bearing even date herewith payable to the order of the said Eunice A. Rose and Alexander Rose bearing even date herewith payable to the order of the said W. C. Beardsley in two (2) years from the date thereof of the office of W. C. Beardsley in the City of Auburn and State of New York with interest at the rate of 8 per cent. per annum from date until said principal sum is fully paid said interest to be paid semi-annually on the 15th days of March and of September in each and every year said several installments of interest being further specified by four interest notes or coupons of even date herewith attached to the said note and payable at said W. C. Beardsleys office in the City of Auburn aforesaid. And in and by said promissory note it is agreed that if default be made in the payment of any one of the installments of interest aforesaid at the time and place aforesaid then at the election of the legal holder of said note the said principal sum of Six Hundred Dollars shall at once become due and payable anything thereinbefore contained to the contrary notwithstanding such election to be made at any time after the expiration of three days without notice.

Now if the said parties of the first part shall well and truly pay or cause to be paid the said sum of money in said note mentioned with the interest